



A G E N D A

IMPERIAL BEACH CITY COUNCIL REDEVELOPMENT AGENCY PLANNING COMMISSION PUBLIC FINANCING AUTHORITY



JULY 21, 2010

Council Chambers
825 Imperial Beach Boulevard
Imperial Beach, CA 91932

CLOSED SESSION MEETING – 5:30 P.M.
REGULAR MEETING – 6:00 P.M.

THE CITY COUNCIL ALSO SITS AS THE CITY OF IMPERIAL BEACH REDEVELOPMENT AGENCY, PLANNING COMMISSION, AND PUBLIC FINANCING AUTHORITY

The City of Imperial Beach is endeavoring to be in total compliance with the Americans with Disabilities Act (ADA). If you require assistance or auxiliary aids in order to participate at City Council meetings, please contact the City Clerk's Office at (619) 423-8301, as far in advance of the meeting as possible.

CLOSED SESSION CALL TO ORDER BY MAYOR

ROLL CALL BY CITY CLERK

CLOSED SESSION

CONFERENCE WITH LEGAL COUNSEL – ANTICIPATED LITIGATION

Significant exposure to litigation pursuant to Government Code section 54956.9(b)(3)(A)
No. of Cases: 1

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8:

Property: Unimproved site of 1.15 acres with a paved Class I bike path,
Imperial Beach, CA 91932, APN 616-021-10

Agency Negotiator: City Manager and City Attorney

Negotiating Parties: San Diego County Regional Airport Authority

Under Negotiation: Instruction to Negotiators will concern price and terms of payment

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8:

Property: Land for wireless facilities located in the southwestern corner of 825 Imperial
Beach Blvd., Imperial Beach, CA 91932, APN 632-111-27

Agency Negotiator: City Manager and City Attorney

Negotiating Parties: AT&T

Under Negotiation: Instruction to Negotiators will concern price and terms of payment

CONFERENCE WITH REAL PROPERTY NEGOTIATORS

Pursuant to Government Code Section 54956.8:

Property: Land for wireless facilities located in the southwestern corner of 825 Imperial
Beach Blvd., Imperial Beach, CA 91932, APN 632-111-27

Agency Negotiator: City Manager and City Attorney

Negotiating Parties: Clearwire Corporation

Under Negotiation: Instruction to Negotiators will concern price and terms of payment

RECONVENE AND ANNOUNCE ACTION (IF APPROPRIATE)

Any writings or documents provided to a majority of the City Council/RDA/Planning Commission/Public Financing Authority regarding any item on this agenda will be made available for public inspection in the office of the City Clerk located at 825 Imperial Beach Blvd., Imperial Beach, CA 91932 during normal business hours.

REGULAR MEETING CALL TO ORDER BY MAYOR

ROLL CALL BY CITY CLERK

PLEDGE OF ALLEGIANCE

AGENDA CHANGES

**MAYOR/COUNCIL REIMBURSEMENT DISCLOSURE/COMMUNITY ANNOUNCEMENTS/
REPORTS ON ASSIGNMENTS AND COMMITTEES**

COMMUNICATIONS FROM CITY STAFF

PUBLIC COMMENT - *Each person wishing to address the City Council regarding items not on the posted agenda may do so at this time. In accordance with State law, Council may not take action on an item not scheduled on the agenda. If appropriate, the item will be referred to the City Manager or placed on a future agenda.*

PRESENTATIONS (1.1)

1.1* JR. LIFEGUARDS ACHIEVEMENT AWARDS. (0220-40)

*No Staff Report.

CONSENT CALENDAR (2.1 - 2.2) - *All matters listed under Consent Calendar are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items, unless a Councilmember or member of the public requests that particular item(s) be removed from the Consent Calendar and considered separately. Those items removed from the Consent Calendar will be discussed at the end of the Agenda.*

2.1 RATIFICATION OF WARRANT REGISTER. (0300-25)

City Manager's Recommendation: Ratify the following registers: Accounts Payable Numbers 71200 through 71242 with the amount of \$307,059.19 and 71243 through 71281 with the amount of \$103,382.19 for the subtotal amount of \$410,441.38; and Payroll Checks 42800 through 42865 for the pay period ending 07/01/10 with the subtotal amount of \$183,761.86 for a total amount of \$594,203.24.

2.2 RESOLUTION NO. 2010-6920 – RATIFYING THE PREVIOUS APPROVAL OF FINAL MAP FOR THE SEACOAST INN DEVELOPMENT PROJECT (TM 03-091), A PROPOSED 78-ROOM HOTEL LOCATED AT 800 SEACOAST DRIVE, IN THE C-2 (SEACOAST COMMERCIAL) ZONE. MF 661. (0660-43)

City Manager's Recommendation: Adopt resolution.

ORDINANCES – INTRODUCTION/FIRST READING/PUBLIC HEARING (3)

None.

ORDINANCES – SECOND READING & ADOPTION (4)

None.

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PUBLIC HEARINGS (5.1 - 5.3)

5.1 CODE ENFORCEMENT – WEED & RUBBISH ABATEMENT PUBLIC HEARING TO HEAR AND CONSIDER ALL OBJECTIONS TO THE PROPOSED REMOVAL OF WEEDS, RUBBISH, REFUSE, AND DIRT. (0250-70)

City Manager's Recommendation:

1. Declare the public hearing;
2. Receive report and public testimony;
3. Close the public hearing;
4. Adopt Resolution No. 2010-6918, to allow for the abatement, and authorizing staff to proceed with and perform the necessary abatement of the nuisance and authorizes the staff to sign any agreements or take any other steps necessary to remove the weeds, rubbish, refuse, and dirt from the properties listed in the staff report; and
5. Recommend staff return to City Council at the September 1, 2010 Council meeting with an abatement cost report on each separate parcel of land where the abatement work is conducted.

5.2 1257 EAST LANE – NOTICE TO ELIMINATE SUBSTANDARD AND PUBLIC NUISANCE CONDITIONS. (0470-20)

City Manager's Recommendation:

1. Declare the public hearing open;
2. Receive report and public testimony;
3. Close the public hearing;
4. Consider a motion to adopt Resolution No. 2010-6919, assessing \$2,600.00 in current civil penalties (dependent upon any noted violation abatement), \$8,350.00 of the penalties held in abeyance from 2009, and \$500.00 in administrative fees; and
5. Authorize staff to seek legal action to either compel the property owner to clean up the property or to obtain an abatement warrant to cause the abatement to be completed by City forces or private contract.

5.3 LIOR AVRAHAM, MOBILITIE LLC (APPLICANT)/CHINO INDUSTRIAL PARK (OWNER); ADMINISTRATIVE COASTAL PERMIT (ACP 100025), CONDITIONAL USE PERMIT (CUP 100026), DESIGN REVIEW CASE (DRC 100027), AND SITE PLAN REVIEW (SPR 100028) TO INSTALL A TELECOMMUNICATIONS FACILITY (BROADLEAF FAUX TREE STRUCTURE) LOCATED AT 750 13TH STREET IN THE C-1 (GENERAL COMMERCIAL) ZONE. MF 1041. (0600-20 & 0800-50)

City Manager's Recommendation:

1. Declare the public hearing open;
2. Receive report and public testimony;
3. Close the public hearing; and
4. Adopt Resolution No. 2010-6916, approving Administrative Coastal Permit (ACP 100025), Conditional Use Permit (CUP 100026), Design Review Case (DRC 100027), and Site Plan Review (SPR 100028), which makes the necessary findings and provides conditions of approval in compliance with local and state requirements.

REPORTS (6.1 - 6.4)

6.1 MONTHLY UPDATE REPORT ON THE REDEVELOPMENT OF THE SEACOAST INN HOTEL. (0660-43)

City Manager's Recommendation: Receive the update report on the Seacoast Inn project and provide comment and input as necessary.

(Continued on Next Page)

REPORTS (Continued)

6.2 RESOLUTION NO. 2010-6917 – REJECTING ALL BIDS FOR CERTAIN PUBLIC WORKS CONTRACT – PUBLIC WORKS ROOF REPAIR CIP (P05-10A). (0910-30)

City Manager's Recommendation:

1. Receive report; and
2. Adopt resolution.

6.3 ARMY CORPS OF ENGINEERS SAN DIEGO HARBOR MAINTENANCE DREDGING PROJECT AND DRAFT MEMORANDUM OF AGREEMENT (MOA) BETWEEN THE ARMY CORPS OF ENGINEERS AND THE CITY OF IMPERIAL BEACH. (0220-70)

City Manager's Recommendation: Support the Tidelands Advisory Committee's recommendation as follows:

1. Support the San Diego Harbor Maintenance Dredging Project subject to the conditions described in this staff report including the environmental commitments, the preparation and implementation of a detailed Debris Management Plan for the project including during- and post-project debris monitoring and a plan for removal of any debris found; and
2. Approve the Memorandum of Agreement (MOA) between the Department of the Army and the City of Imperial Beach subject to the conditions described in the staff report and as summarized in recommendation No. 1 above.

<i>Item No. 6.4 will be discussed at 7:00 p.m. – TIME SPECIFIC</i>

6.4 COMMERCIAL ZONING REVIEW – CONTINUED FOCUS DISCUSSION ON DEVELOPMENT PROTOTYPES AND BUILDING SETBACKS AND STEPBACKS. (0610-95)

City Manager's Recommendation: Conduct focus discussion, provide direction and input on the development prototypes and proposed and recommended building setbacks and stepbacks. Further recommendations on building setbacks and stepbacks will be presented at the meeting on July 21, 2010.

ITEMS PULLED FROM THE CONSENT CALENDAR (IF ANY)

ADJOURNMENT

The Imperial Beach City Council welcomes you and encourages your continued interest and involvement in the City's decision-making process.

FOR YOUR CONVENIENCE, A COPY OF THE AGENDA AND COUNCIL MEETING PACKET MAY BE VIEWED IN THE OFFICE OF THE CITY CLERK AT CITY HALL OR ON OUR WEBSITE AT

www.cityofib.com.

Lisa Wolfson, CMC
Deputy City Clerk